



Restaurant & Shisha Lounge for Sale in Kilburn Hig, LONDON, NW6 7JR

£2,333



KEY FEATURES:

Restaurant & Shisha Lounge for Sale in Kilburn high Road

MAIN FEATURES

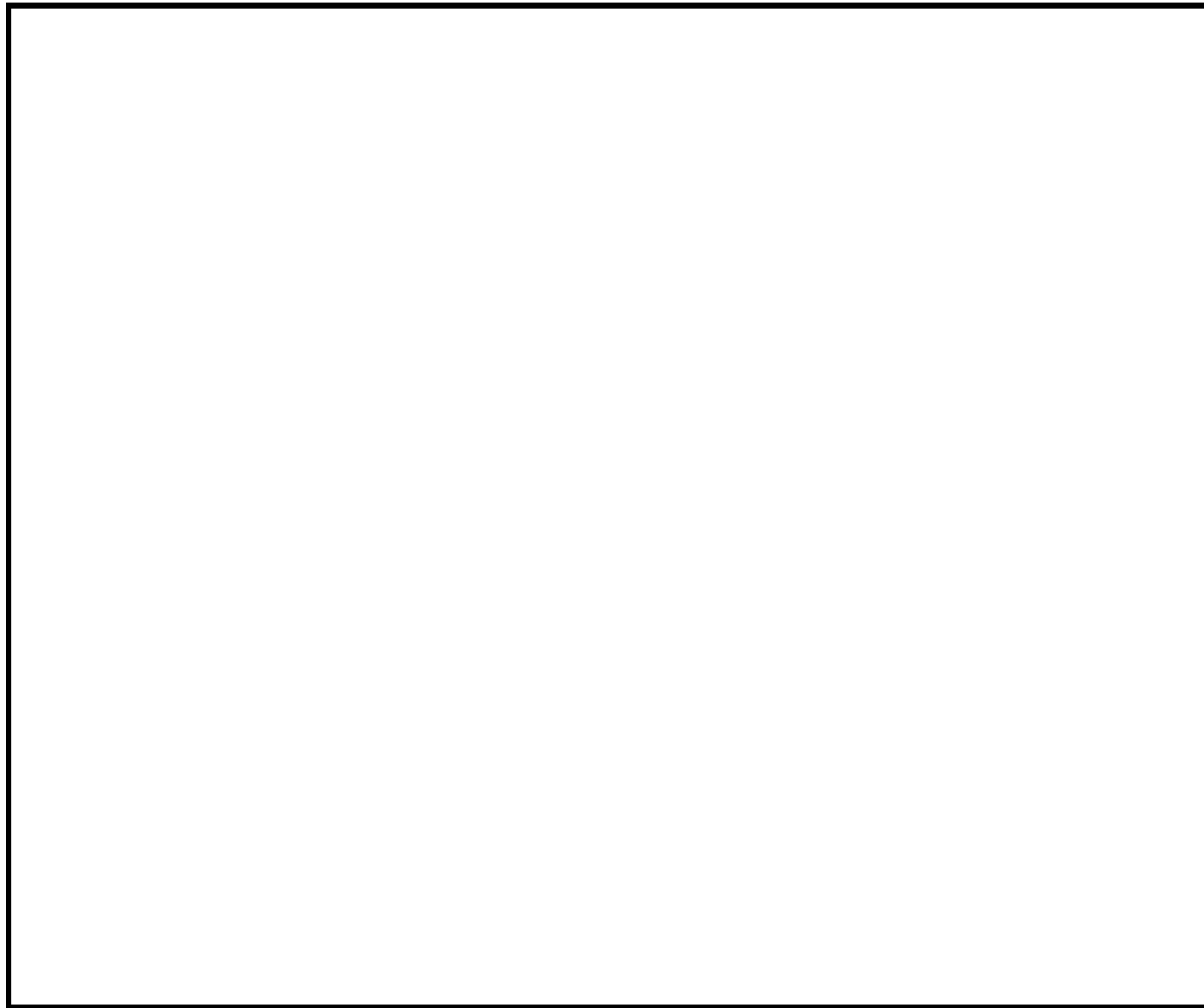
Newly Fitted Bar & Lounge
Circa 3,000 sq. ft
Indoor: 50 covers | Outdoor: 30
Great Outdoor seating

LANDLORD'S REQUIREMENTS

Rent deposit subject to references
Personal Guarantor subject references
Proof of funds
Accountant's references
Trade references

LEASE DETAILS

Grant of 12 Years New Lease (Inside the Act of 1954)
Passing Rent: £28,000 plus VAT
Rent Review : Every 3years
Premium: £105,000 (Lease & FF&E)



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales EU Directive 2002/91/EC 

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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Not environmentally friendly - higher CO ₂ emissions		

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Whilst every effort is made to give a fair description, the accuracy of these particulars is not guaranteed, neither do they constitute an offer or contract.

CHURCHILL & MATHESONS ESTATE AGENTS have not tested any apparatus, equipment, fitting or services and so cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor. Measurements are correct to within +/-6 A sonic tape is used. None of the statements contained in these particulars or any of our properties are to be relied upon as a representation of fact.